Davidson County DEEDWARR
Recvd: 11/25/02 12:26 4pgs
Fees:22.00 Taxes:0.00
20021125-0145990

THIS INSTRUMENT PREPARED BY **Jeffrey Mobley** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** Third Floor 230 Fourth Avenue, North P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	**This transfer is exempt from real estate transfer tax pursuant to T.C.A. §67-4-409(a)(3)(F).**

Address new owner as follows:	Send Tax Bills to:	Map-Parcel Numbers
Bill K. Banks, Trustee 509 Rivercrest Cove Nashville, TN 37214	Same	85-14-0-A 500

WARRANTY DEED

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Bill K. Banks (who is one and the same person as Billie K. Banks), hereinafter called the Grantor, for the purpose of transferring the Grantor's entire ownership interest in the subject real property to a revocable inter-vivos (living) trust established by the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Bill K. Banks, Trustee of The Bill K. Banks Living Trust, established by the Revocable Trust Agreement of Bill K. Banks**, dated October 9, 2002, as amended from time to time, and to his successors in trust, with full power to sell, transfer, mortgage and convey without joinder of any beneficiary, hereinafter called the Grantee, and the Grantee's successors, heirs and assigns, all of the Grantor's right, title and interest in and to a certain tract or parcel

of land in Davidson County, State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

This conveyance is subject to the following:

1. 2002 State and County taxes, a lien not yet due and payable, which have been assumed by the Grantee.

2. Any matters of record.

TO HAVE AND TO HOLD the said real property herein conveyed, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee, the Grantee's successors, heirs and assigns, forever; and the Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said real property, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and the Grantor does further covenant and bind the Grantor, the Grantor's heirs, assigns and representatives, to warrant and forever defend the title to the said real property to the said Grantee, the Grantee's successors, heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS my hand this 9th day of October, 2002.

Bill K. Banks

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bill K. Banks, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 9th day of October, 2002.

Julia C. Hunt
Notary Public

JULIA C. HUNT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires MAR. 26, 2005

187597.1

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 5 on the Plan of First Revision, River Crest, of record in Plat Book 9700, pages 465 and 466, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

This conveyance is subject to Restrictive Covenants and By-Laws of record in Book 10578, page 683, and Book 10578, page 699, Register's Office for said County.

This conveyance is subject to any and all existing restrictions and easements of record.

Being the same property conveyed to Billie K. Banks and Pamela S. Banks, as tenants in common, by deed of record in Instrument No. 20021115-0142154, Register's Office for Davidson County, Tennessee.

This is improved property known as 509 Rivercrest Cove, Nashville, Tennessee 37214.